

THE SUN, TUESDAY, JULY 8, 1919.

APARTMENT DEALS INVOLVE \$1,305,000

Comprise Valuable Houses on
Washington Heights and
Riverside Drive.

COLUMBUS CIRCLE DEAL

Eight Story Auto Building
Sold by Circle Realty Co.
to L. R. and E. Jacobs.

Attention shifted yesterday from the downtown section to Washington Heights and Riverside Drive, where apartment house deals of considerable magnitude were closed. The transactions on the Heights alone involved properties worth in the aggregate \$1,305,000, and affected the sale of a three story building, a three story and basement dwelling, a three story and basement dwelling, on lot 17, \$100.

EAST 111TH STREET.—Aberth Libman has sold 21 East 111th street, three-story dwelling, 20x100.11, adjoining the Laura Franklin Hospital for Children on the east.

EAST EIGHTY-SEVENTH STREET.—Melvina Singer has sold the three story and basement dwelling at 546 East Eighty-seventh street on a lot 18x100.

WEST 147TH STREET.—The estate of Edward B. Jenks has sold to Mr. Braundin 843 West 147th street, a three story and basement dwelling on lot 17, \$100.

WEST EIGHTH STREET.—The American Realty Company, Inc., J. E. Mautner present, bought from the Warde family, 183d and 184th streets, a three story, six loft building, 25x44, held at \$45,000.

ADRIAN AVENUE.—Fred Oppenheimer has resold for the Ace Realty Company the three story dwelling, 33x100, at 61 Adrian avenue, to the Warde family, 183d and 184th streets; 82x125, at 124 West 147th street, adjoining the southwest corner of Broadway, and the five story multi-family house, 50x100, at 649 and 651 West 147th street, between Broadway and Riverside Drive.

The Alfred and Balmoral and Richmond courts changed hands in a single deal, the purchased being the Jules Realty Company, Samuel Wacht, Jr., president, who acquired them from the Waunegan Realty Company, Isaac Friedenthal, president. The houses were built in 1914 by the O'Gorman company, and were owned by the Warde family company for about eight years. They house about 141 families in suites of from two to eight rooms, bring in a yearly rental income of about \$125,000 and were held for \$100,000. The purchasing company plans to install stores and service stores at 5 West Thirty-ninth street to the Quaker Flower Company and a store at 241 Third avenue to John F. Birch.

Goodwin & Goodwin leased the building at 51 West Fifty-third street to a client for a garage. Charles B. Salzen, Inc., leased offices, the tenth floor of the Jewellers Court Building, 51 and 52 Maiden Lane to Frederick W. Knolle and Frank D. Langstroth. The lessees are prominent in the lumber business, having large interests in the Carolinas and Georgia.

BROOKLYN TRANSACTIONS.

I. Salzberg sold for J. E. Algeo to L. Oberstein a two family dwelling, 20x100, at 1347 Fifty-fifth street.

Charles E. Algeo sold to Frank W. Green, 100-120 Franklin street, a two story house on a plot 40x100, on the east side of East Ninth street, 240 feet north of Avenue K, Flatbush.

QUEENS NOTES.

J. Albert Johnson of Flushing sold the house and lot at Murray and Beech streets, Flushing, for Herrick W. Small to H. W. Rhysider of Manhattan for occupancy.

RICHMOND TRANSACTIONS.

Cornelius G. Kolff has sold for Carl P. Grishaber a plot at the corner of Oceanview place and Lindenwood road, Hillcrest, L. I., to Arthur G. Lear, who will erect a bungalow.

Thomas V. Harry sold for George W. Randall 113 and 115 Sterling place.

Samuel Galitska and J. Lacov have sold for Isidor Burz to Nat Silverman the new two story house with garage on a plot 40x100, on the east side of East Ninth street, 240 feet north of Avenue K, Flatbush.

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THE CLIFF HAVEN APARTS. SOLD.

The Cliff Haven apartments, at the southeast corner of Riverside Drive and 114th street, has been sold for the Charles E. Force & Co. of Oklahoma to the Winter Realities, Inc., of which Benjamin Winter is president. This company recently bought several Drive apartment houses, one of which, which was the Dorchester, at Eighty-fifth street, which was acquired from Frederick Brown.

The Cliff Haven is thirteen stories high, and stands on a plot fronting 62 feet, and extends 185x100 feet on 141st street. It has been held six years, and is rented for about \$62,000. It was sold to the Force Company about six years ago by John J. Hearn, the builder. C. J. Elgar and Sol Feinberg were the brokers.

Moses Elgar & Feinberg also sold for J. A. White to the Winter Realities Company the five story and basement apartment at 519 West 134th street, between Broadway and Amsterdam avenue, on a plot 45x100. The house is arranged for five families on a floor and returns about \$11,000 annually. It has been held at \$75,000.

TISHER-GRAND BLDG. SOLD.

I. Randolph Jacobs & Everett Jacobs have purchased what was formerly known as the Tisher-Grand Building, an eight story automobile building situated on the north side of Sixty-first street, facing Columbus Circle, 55 feet east of Broadway, being 75x200 feet, and extending to the south side of Sixty-first street. The property was purchased from the Columbia Circle Realty Company, the stockholders of which are members of the Stoddard estate, who formerly occupied the building with the United Motor Car Company. The building is now occupied by the Columbia Motor Company. The purchasers intend at the expiration of their lease to rent same to one of the large automobile concerns now located in this district. The brokers in the transaction were Ewing, Bacon & Henry.

HISTORIC SITE SOLD.

The Broadway-John Street Corporation, Eliot C. Conard, president, has purchased the historic site of the First Church of Christ, Scientist, from Dr. Ralph W. Opdyke through F. M. Crawley & Bros. The property was held at \$25,000.

MONTCLAIR HOME SOLD.

Dr. James W. White, well known sculptor of New York city, has purchased the studio, two-story, four room and offices on the east side of South Fulton Avenue, Montclair, N. J., adjoining the First Church of Christ, Scientist, from Dr. Ralph W. Opdyke through F. M. Crawley & Bros. The property was held at \$25,000.

BUYS NEAR ROOSEVELT HOME.

Charles F. Noyes Company has just rented a \$300,000 lease in St. Louis, Mo. The Noyes Company has leased a store and office building, on the northwest corner of Eighth and Washington streets to the Hilton Company, clothiers, at an aggregate rental of approximately \$100,000. The Noyes Company has been handling a great deal of the Hilton business in recent months, and this first now has a location in Chicago, Pittsburgh, Philadelphia, Brooklyn, New York and Newark. The Noyes Company has also leased an important shop in St. Louis to the International Millinery Co.

SELLS OAKDALE, L. I. LOTS.

Bryan L. Kennedy sold at auction yesterday at the Etchison saleroom 14-16

FEET STREET, twenty-six waterfront lots on Great Bay, Beachwood and South Shore Road, Oakdale, L. I. Thirteen lots went to Percy T. Applegate for \$1,420 and thirteen lots to Frank J. Ashton for \$1,500.

OTHER SALES IN MANHATTAN.

WASHINGTON PLACE—McCotter & Davis have sold for Clara Sydne Taylor the two dwellings 22x77 each at 131 and 133 Washington place to Oliver Harrison Smith, who will remodel the larger house.

EDGECOMBE AVENUE.—Samuel Trimmer sold 34 Edgecombe avenue, a three story and basement dwelling, on lot 17, \$100.

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